

PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|----|--------|-----------------------|
| 11 | | BRATTLE ST, ARLINGTON |

OWNERSHIP

| | | | | |
|-----------|---------------------|-------|-------|------------|
| Owner 1: | JOHNSTON LEROY N JR | | | |
| Owner 2: | JOHNSTON CYNTHIA A | | | |
| Owner 3: | | | | |
| Street 1: | 58 RICHFIELD RD | | | |
| Street 2: | | | | |
| Twn/City: | ARLINGTON | | | |
| St/Prov: | MA | Cntry | | Own Occ: N |
| Postal: | 02474 | | Type: | |

PREVIOUS OWNER

| | | |
|-----------|-------|--|
| Owner 1: | | |
| Owner 2: | | |
| Street 1: | | |
| Twn/City: | | |
| St/Prov: | Cntry | |
| Postal: | | |

NARRATIVE DESCRIPTION

This parcel contains .362 Sq. Ft. of land mainly classified as Apts. 8 Plus with a Apt- Garden Building built about 1968, having primarily Brick Exterior and 14516 Square Feet, with 23 Units, 23 Baths, 0 3/4 Bath, 0 HalfBath, 57 Rooms, and 23 Bdrms.

OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
| | | | |
| | | | |
| | | | |

PROPERTY FACTORS

| Item | Code | Description | % | Item | Code | Description |
|------------|------|-------------|-----|---------|------|-------------|
| Z | R6 | APTS LOW | 100 | water | | |
| o | | | | Sewer | | |
| n | | | | Electri | | |
| Census: | | | | Exmpt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | | |
| s | | | | Street | | |
| t | | | | Gas: | | |

LAND SECTION (First 7 lines only)

| Use Code | Description | LUC Fact | No of Units | Depth / PriceUnits | Unit Type | Land Area |
|----------|--------------|----------|-------------|--------------------|-----------|-----------|
| 112 | Apts. 8 Plus | | 15790 | | Sq. Ft. | Site |
| 112 | Apts. 8 Plus | | 23 | | No. of Un | Site |
| | | | | | | |
| | | | | | | |
| | | | | | | |
| | | | | | | |

IN PROCESS APPRAISAL SUMMARY

| Use Code | Land Size | Building Value | Yard Items | Land Value | Total Value |
|--------------|-----------------|--------------------------------|------------|------------|-----------------|
| 112 | 15790.000 | 1,515,400 | 2,900 | 1,460,500 | 2,978,800 |
| | | | | | |
| | | | | | |
| | | | | | |
| Total Card | 0.362 | 1,515,400 | 2,900 | 1,460,500 | 2,978,800 |
| Total Parcel | 0.362 | 1,515,400 | 2,900 | 1,460,500 | 2,978,800 |
| Source: | Market Adj Cost | Total Value per SQ unit /Card: | | 205.20 | /Parcel: 205.20 |

PREVIOUS ASSESSMENT

| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes | Date |
|--------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|---------------|------------|
| 2022 | 112 | FV | 1,515,400 | 2900 | 15,790. | 1,460,500 | 2,978,800 | | Year end | 12/23/2021 |
| 2021 | 112 | FV | 1,515,400 | 2900 | 15,790. | 1,391,500 | 2,909,800 | | Year End Roll | 12/10/2020 |
| 2020 | 112 | FV | 1,451,500 | 2900 | 15,790. | 1,265,000 | 2,719,400 | 2,719,400 | Year End Roll | 12/18/2019 |
| 2019 | 112 | FV | 1,211,000 | 3000 | 15,790. | 1,265,000 | 2,479,000 | 2,479,000 | Year End Roll | 1/3/2019 |
| 2018 | 112 | FV | 1,211,000 | 3000 | 15,790. | 1,265,000 | 2,479,000 | 2,479,000 | Year End Roll | 12/20/2017 |
| 2017 | 112 | FV | 1,050,700 | 3000 | 15,790. | 1,035,000 | 2,088,700 | 2,088,700 | Year End Roll | 1/3/2017 |
| 2016 | 112 | FV | 1,050,700 | 3000 | 15,790. | 1,035,000 | 2,088,700 | 2,088,700 | Year End | 1/4/2016 |
| 2015 | 112 | FV | 930,400 | 3100 | 15,790. | 874,000 | 1,807,500 | 1,807,500 | Year End Roll | 12/11/2014 |

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

| Date | Result | By | Name |
|------------|--------------|-----|-----------|
| 3/30/2021 | I & E Return | MM | Mary M |
| 6/4/2019 | I & E Return | JO | Jenny O |
| 8/31/2018 | MEAS&NOTICE | PH | Patrick H |
| 4/1/2016 | I & E Return | MM | Mary M |
| 2/19/2009 | Meas/Inspect | 197 | PATRIOT |
| 4/26/2000 | Measured | 197 | PATRIOT |
| 10/21/1998 | | PM | Peter M |
| | | | |
| | | | |

Sign:
VERIFICATION OF VISIT NOT DATA
//_/___

| | | | | | | | | | | |
|----------------------|--------------------|-----------------|--------------|---------------|---------|--|------------------|------------|--|------------------|
| Total AC/HA: 0.36249 | Total SF/SM: 15790 | Parcel LUC: 112 | Apts. 8 Plus | Prime NB Desc | APT AVG | | Total: 1,460,500 | Spl Credit | | Total: 1,460,500 |
|----------------------|--------------------|-----------------|--------------|---------------|---------|--|------------------|------------|--|------------------|

| | | | | | | |
|---------|-------------------|-------|-------------------------|--|--------|-------|
| More: N | Total Yard Items: | 2,900 | Total Special Features: | | Total: | 2,900 |
|---------|-------------------|-------|-------------------------|--|--------|-------|